

WARRANTY DEED  
010022

KNOW ALL MEN BY THESE PRESENTS, that We, RICHARD C. NALE, JOHN E. NALE, and THOMAS J. NALE in consideration of ONE DOLLAR (\$1.00) and other valuable consideration paid by UNION/FRONT CORP., a corporation duly organized under the laws of the State of Maine, whose mailing address is P.O. Box 633, Waterville, ME 04901

NO TRANSFER  
TAX PAID

the receipt whereof We to hereby acknowledge, do hereby give, grant, bargain sell and convey unto the said UNION/FRONT CORP., its heirs and assigns forever,

A certain lot or parcel of land with the buildings thereon situated in Waterville, County of Kennebec and State of Maine and bounded and described as follows:

Commencing at a point on the West side of Main Street one hundred forty (140) feet, more or less, southeasterly of the intersection of Main Street and Silver Street; thence westerly ninety-five (95) feet, more or less, along the land of Lewis and Percy Levine; thence Southerly along the land of Lewis and Percy Levine; thence Southerly along the land of said Levines sixty-five (65) feet, more or less; thence easterly along the land of Levines and William A. Taylor eighty-nine (89) feet, more or less, to Water Street; thence along Water Street twelve (12) feet, more or less, to its intersection with Main Street; thence along the West side of Main Street fifty-five (55) feet, more or less, to the point of beginning.

Together with easement of passage, see deed of Lewis and Percy Levine, Inc. to L & G Realty, Inc. by deed dated February 26, 1970 and recorded in Book 1516, Page 269 and excepting the rights conveyed to the City of Waterville by deed from L & G Realty, Inc. to the City of Waterville dated March 4, 1970 and recorded in Book 1514, Page 515.

Being the same premises conveyed to the within grantors by warranty deed from A & F Properties dated June 20, 1984 and recorded at Kennebec County Registry of Deeds in Book 2697, Page 330.

To have and to hold the aforegranted and bargained premises, with all privileges and appurtenances thereof, to the said UNION/FRONT CORP., its heirs and assigns, to them and their use and behoof forever.

And We do covenant with the said Grantee, its heirs and assigns, that We are lawfully seized in fee of the premises; that they are free of all encumbrances; that We have good right

to sell and convey to the said Grantee to hold as aforesaid; and that We and our heirs, shall and will warrant and defend the same to the said UNION/FRONT CORP., its heirs and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, We, the said RICHARD C. NALE, JOHN E. NALE, and THOMAS J. NALE, joining in this deed as Grantors, and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set our hands and seals this 31st day of May, 1988.

Signed, Sealed and Delivered  
in presence of

\_\_\_\_\_

  
RICHARD C. NALE

\_\_\_\_\_

  
JOHN E. NALE

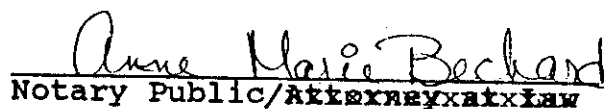
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THOMAS J. NALE

STATE OF MAINE  
County of Kennebec


May 31, 1988

Then personally appeared the above named RICHARD C. NALE, JOHN E. NALE, and THOMAS J. NALE and acknowledged the foregoing instrument to be their free act and deed. Before me,

  
Notary Public/~~Attorney at Law~~

RECEIVED KENNEBEC SS.

1988 MAY 31 PM 3:02

ATTEST:   
REGISTER OF DEEDS.



ANNE MARIE BECHARD  
Notary Public, State of Maine  
My Commission Expires Nov. 17, 1993